

**SUBDIVISION MEETING**  
**March 16, 2006**

Chair Anita Varone called the meeting to order at 9 a.m.

Commissioners Murray and Tinsley were present. Others attending all or portion of the meeting included, Ron Alles, Jerry Grebenc, Greg McNally, Dean Retz, Jerry and Kathy Tavegia, Linda Stallings, Leonard "Bub" Ennis, Jim More, Cheryl Green, and Maria Penna.

Pledge of Allegiance. Everyone recited the pledge.

Consent Action Items. Ron Alles reported on the consent items.

a. Resolution Ordering The Cancellation of Personal Property Taxes That Has Been Delinquent for 5 Years. Total Taxes \$328.28. (Cheryl Green)

b. Proclamation - Irish Heritage Day. (Nunc Pro Tunc)

Commissioner Varone pulled consent item 'b' for discussion.

Commissioner Tinsley moved approval of consent item 'a' and authorized the Chair to sign. Commissioner Murray seconded the motion and it carried unanimously.

Consent Item 'b'. Commissioner Murray read the Proclamation. The ceremony takes place tomorrow at 8 a.m. at the Capitol for the raising of the flags and the program begins at 9 a.m. Commissioner Tinsley moved approval of the Proclamation and authorized the Chair to sign. Commissioner Murray seconded the motion and it carried unanimously.

Proposed Minor Subdivision, Preliminary Plat to be Known as Haub Tract 2 Amended Minor. (Applicant, Linda Stallings) (Planner, Greg McNally) (cont. from 3/7/06) (Decision). The applicant proposes to create three lots each for one single-family dwelling. The proposed subdivision is generally located east and adjacent to Green Meadow Drive and south of John G Mine Road.

Amendments to Conditions of Approval.

Condition 11.a. Greg McNally made a correction to this condition--sewer and water facilities should be removed because individual wells and septic systems are proposed.

Commissioner Tinsley moved approval of the proposed minor subdivision subject to 13 conditions as outlined in the staff report and authorized the Chair to sign. Commissioner Varone seconded the motion as amended by staff. Commissioner Murray was not available at the hearing and abstained from voting. The motion carried 2-0.

Proposed Minor Subdivision, Preliminary Plat to be Known as Overlook Acres. (Applicant Hamlin Construction and Development Co., Inc.) (Planner, Greg McNally) (cont. from 3/14/06) (Decision) The applicant proposes to create 3 lots, each for one single-family dwelling. The proposed subdivision is generally located ½ mile north of Prairie Road at the end of Mary Drive.

Variance Request From Road Design Specifications-Condition 10. Jerry Grebenc stated if the variance is granted, a condition could be added giving the applicant the option of either doing their proposal or working with the public works department to see if they can get the work done at or below the cost of their proposal.

Leonard Ennis, 3952 Fawn Meadow Drive, Helena, stated he would be willing to explore the option with the public works department without creating additional cost.

Commissioner Tinsley moved approval of the variance request regarding condition of approval 10. Commissioner Murray seconded the motion and it carried unanimously.

Commissioner Murray moved approval of the proposed subdivision subject to 18 conditions as recommended by staff. Commissioner Tinsley seconded the motion and it carried unanimously.

Amendments to Conditions of Approval.

Condition 9.b. Commissioner Tinsley moved to amend the condition to read, "improve Mary Drive from the subject property to ~~just beyond~~ the intersection of Mary Drive" as recommended by staff. Commissioner Murray seconded the motion and it carried unanimously.

Condition 10. Commissioner Tinsley moved that staff amend condition 10 to incorporate the intent of the board from the variance discussion into a condition of approval. Commissioner Murray seconded the motion and it carried unanimously.

Condition 16.a. Commissioner Tinsley moved to amend the condition to remove the words "sewer and water facilities". Commissioner Murray seconded the motion and it carried unanimously.

The motion to approval the proposed minor subdivision subject to 18 conditions as amended carried unanimously.

Public comments on matters not mentioned above.

Annexation Discussion. There is a public meeting tonight at 5:30 to listen to the city manager answer questions regarding annexation in the valley. Also televised on Channel 11.

There was no other business and the meeting adjourned at 10:18 a.m.

LEWIS AND CLARK COUNTY  
BOARD OF COMMISSIONERS

---

Anita L. Varone, Chair

---

Michael A. Murray, Vice-Chair

---

Ed Tinsley, Member

ATTEST:

---

Paulette DeHart, Clerk of the Board